Box 1

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 20,000.00 ~~XXXXX~~

Donald Ray Buckner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF August 20 03

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON

Notary Public

MY COMMISSION EXPIRES: 1/29/05
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald Ray Buckner (NAME)	NEW OWNER (NAME)	MAP 84-11
2233 Modena Court (ADDRESS)	(ADDRESS)	PARCEL 15
Nashville, TN 37214 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Opel G. Towne (formerly Opel G. Buckner)

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donald Ray Buckner

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL THEIR RIGHT, TITLE AND INTEREST IN AND TO THAT CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: to wit:

Tract 1: Land in Davidson County, Tennessee, being part of Lot No. 81 on the plan of Maplecrest Subdivision, of record in Book 1835, Pages 27 and 28, Register's Office for Davidson County, Tennessee.

Being more specifically described according to a survey made by Jack R. Underwood, May 20, 1976, as follows:

Beginning at a point in the southwest margin of Modena Court at the common corner of Lots 81 and 82; thence with the line between said two lots southwesterly 195.6 feet more or less; thence westerly 100 feet to a monument; thence northeasterly 198.0 feet more or less to the southwest margin of Modena Court; thence with the southwest margin of said Court, 37.24 feet more or less to the point of beginning.

LEGAL DESCRIPTION CONTINUED-(TRACT 2)

BEING the same property conveyed to Donald R. Buckner and wife, Opel G. Buckner by deed from Taylor H. Henry, Jr. and wife, Linda N. Henry, of record in Book 5031, Page 422, Register's Office for said County.

This conveyance is made subject to: (1) 2003 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Book 1835, Pages 27 and 28, said Register's Office.

Davidson County DEEDWARR
Recvd: 09/03/03 14:36 2pgs
Fees:13.00 Taxes:74.00

20030903-0127760

unimproved ( )
This is improved (X) property, known as 2233 Modena Court, Nashville, TN 37214
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 25th day of August, 20 03

Opel G. Towne

Opel G. Towne

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Opel G. Towne

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th day of August, 20 03.

Commission expires 1/29/05

Notary Public

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE TENN. DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 20_____ .

My commission expires _____

Notary Public

LEGAL DESCRIPTION CONTINUATION--TRACT 2

Tract 2:
Being Lot No. 82 on the Map of Maplecrest Subdivision, as of record in Book 1835, Pages 27 and 28, Register's Office for said County.

Said Lot No. 82 is described as beginning at a point on the westerly margin of the terminus of Modena Court at the common corner of Lots 81 and 82; thence northwesterly along the rear line of Lots 75, 74, 73, 72, 71, and 70, 103 feet to the corner of Lot 83; thence with the line between Lots 82 and 83, easterly 394.3 feet to the westerly terminus of Modena Court; thence with the margin of the same southwardly 40 feet to the beginning.